

CITY OF BEAVERTON

PLANNING COMMISSION

FINAL AGENDA

BEAVERTON CITY HALL
COUNCIL CHAMBERS
4755 SW GRIFFITH DRIVE
BEAVERTON, OR 97005

APRIL 18, 2001

7:00 P.M.

CALL TO ORDER

ROLL CALL

VISITORS

STAFF COMMUNICATION

OLD BUSINESS

CONTINUANCE

1. **MURRAY HILLS CHRISTIAN CHURCH ADDITION**

(Continued from February 28, 2001)

The following land use application has been submitted for the proposed expansion of Murray Hills Christian Church, an existing church facility, located at 15050 SW Weir Road. Murray Hills Christian Church is generally located west of SW 148th Avenue and south of SW Weir Road. The site can be specifically identified as Tax Lot 400 on Washington County Assessor's Map 1S1-32AA. The subject property is zoned Urban Standard Density (R-5) and is approximately 3.89 acres in size. Within the R-5 zone, churches and related facilities are permitted as a conditional use.

CUP2000-0031: Conditional Use Permit

Request for approval for an expansion of the existing conditional use. The proposed church expansion is intended to increase the size of the fellowship hall and the number of classrooms. No expansion is proposed to the main sanctuary area. The proposed addition includes a three-story portion located on the south building elevation. The highest portion of the proposed building addition is 42 feet and the lowest portion of the existing building is approximately 23 feet. Accordingly, the average overall building height of the church would be approximately 32.5 feet. In taking action on the proposed development, the Planning Commission shall base its decision on the approval criteria listed in Section 40.05.15.2.C of the Beaverton Development Code.

NEW BUSINESS

PUBLIC HEARING

1. **CPA99-00025 - LAND USE ELEMENT TEXT AND COMPREHENSIVE PLAN LAND USE MAP**

This proposed amendment to the Land Use Element text and Comprehensive Plan Land Use Map came before the Planning Commission on the following dates in 2000: January 19, March 15, April 12, May 31, June 21, August 2, August 30, September 20, October 18, November 15, and November 29, 2000. The Planning Commission recommended approval on November 29, 2000. On March 5, 2001, staff requested City Council remand portions of the proposal back to the Planning Commission for reconsideration after discovering notice had not previously been provided to some areas, and after discovering mapping errors in the proposal.

WORK SESSION

MERLO STATION AREA PLAN

Discussion of preliminary draft Comprehensive Plan and Development Code amendments.

APPROVAL OF MINUTES FOR MARCH 21, 2001

APPROVAL OF ORDERS

MISCELLANEOUS BUSINESS

DIRECTOR'S REPORT

Agenda items will not necessarily be heard in the order presented above.

THIS INFORMATION IS AVAILABLE IN LARGE PRINT OR AUDIO TAPE UPON REQUEST. IN ADDITION, ASSISTED LISTENING DEVICES, SIGN LANGUAGE INTERPRETERS, OR QUALIFIED BILINGUAL INTERPRETERS WILL BE MADE AVAILABLE AT ANY PUBLIC MEETING OR PROGRAM WITHIN 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 526-2348 OR 526-2222/VOICE/TDD.